

CODE ENFORCEMENT – CONDITIONS FOR BUILDING PERMIT APPROVAL

DATE: _____ PERMIT #: _____

SITE NAME: _____ SITE ADDRESS: _____

FOR PERMIT FOR REVIEW ONLY OWNER: _____

EXISTING BUILDING CHANGE OF OWNERSHIP OR OCCUPANCY

1. No. of units _____ Current Use _____ Proposed Use _____

2. Type of construction: _____ Masonary: _____ Other: _____

3. Sanitary facilities, septic tank, sewer taps and backflow preventer: _____ Other: _____
(Circle One)

4. Firewall required 1 hr. _____ 2 hrs. _____ 4 hrs. _____ Rated – Tenant Separation.

5. Attic access required. Minimum size (22 in. by 36 in.) _____ Catwalk _____ Light _____

6. Setbacks required. Need Plot Plan with surveyor's seal including elevation or adjacent structures.

7. All **commercial construction** needs to meet the 2003 International Building Code.

8. All **residential construction** needs to meet the 2003 International Code for One and Two Family Residential Code.

9. All **apartment construction** needs to meet the 2003 International Building Code.

10. **As per 2003 International Building Code, all construction of three (3) or more apartments under the same roof or attached will require a fire sprinkler system.**

11. All Electrical work (As per 2005 National Electric Code) Metallic conduit and Main Disconnect Required

12. All Plumbing (As per 2003 International Plumbing Code)

12. All Mechanical (As per 2003 International Mechanical Code)

14. Gas lines properly marked or painted yellow – commercial building and/or apartments.

15. A.D.A. registration number required.

16. ONE window in each bedroom must meet IRC – R 310-1 and smoke detectors required.

17. Alley used for access: Yes No Paved: Yes No

18. Park fee required: Yes No Amount: _____

19. Other required: _____

20. OCCUPANCY LOAD LIMIT REQUIRED. (See Building Official for Requirements)

21. All smoke detectors to be interconnected.

22. Is this application for a renovation or demolition of a public or commercial building? If yes, has asbestos survey been conducted? If yes, submit a copy of survey. If no, State Law prohibits issuance of permit.

Called contractor for additional information: DATE: _____ TIME: _____

Recommend: _____

Do not issue permit. Need ITEMS#: _____

Code Enforcement Superintendent or Staff _____ Date _____

FIRE MARSHAL – CONDITIONS FOR BUILDING PERMIT APPROVAL

1. Exit doors to swing with way of travel (out).

2. Exit lights required. Exit "Signs" required – may be 6" red letter type.

3. Install approved/tagged fire extinguishers. **Need:** One 2 ½ lb. ABC per apt. **or:** _____

4. Install emergency lights as per N.E.C. Section 700-9. Need: _____

5. Install approved smoke detectors and all smoke detectors need to be interconnected.

6. Fire alarm system required by licensed company. Pull stations with box covers.

7. Fire sprinkler system required – installed by licensed company and meet ISO. (See Fire Marshal)

8. Address required: 6" numbers on front of building and 3" numbers on rear.

10. Hood and kitchen equipment must meet NFPA #17 and NFPA #96 requirements.

11. OCCUPANCY LOAD LIMIT REQUIRED. (See Building Official for Requirements)

12. Fire lanes required and marked as per code. (See Fire Marshal for specifications on signage and striping.)

13. All fire walls shall meet building code.

14. Other required: Meet 2003 International Fire Code.

15. FIRE HYDRANT REQUIRED _____

16. Required: KNOX Box caps on FDC.

17. Required: KNOX Box for building key access.

Recommend: _____

Do not issue permit. Need ITEMS#: _____

Fire Marshal, Asst. Fire Marshal, Fire Inspector or Fire Chief _____ Date _____

SOLID WASTE MANAGEMENT – CONDITIONS FOR BUILDING PERMIT APPROVAL

1. Access/Egress for collection service is adequate: Yes No

2. Type of collection service is conformant to plans: Dumpster Compactor Automated

3. Container slabs and enclosure meet minimum specifications for type of service: Yes No Not Required

4. Collection location has been indicated on site plan. Yes No Not Required

5. If container enclosure faces any public street, gate/s must be provided for screening.

6. Owner/Contractor is required to install a fence of a minimum of 4' in height along the entire northern and western perimeter of the property line, for the purpose of litter containment during construction.

7. 1 Dumpster enclosure must be 7 x 7 x 5 2 Dumpster enclosure must be 7 x 14 x 5 3 Dumpster enclosure must be 7 x 21 x 5
(Enclosures must have sliding or swinging doors that shall open to a 90" angle or greater and must have a locking mechanism to maintain doors at an open position, while being serviced.)

Recommend: _____

Do not issue permit. Need ITEMS#: _____

Director of Solid Waste or Commercial Supervisor or Staff _____ Date _____

PLANNING DEPARTMENT – CONDITIONS FOR BUILDING PERMIT APPROVAL

- ___ 1. Legal Description: _____
- ___ 2. Ownership instrument(s) required on acreage property.
(i.e. warranty deed, deed of trust, contract for deed, title policy): _____
- ___ 3. Subdivision plat required: Yes No
- ___ 4. Certificate of Compliance required: Yes No
- ___ 5. Existing zoning district: _____ Required Zoning District: _____
- ___ 6. Existing or proposed deed restrictions: _____
- ___ 7. Right of way required: Yes No How much? _____
- ___ 8. Landscape plan required: Yes No
- ___ 9. Special Use Permit required: Yes No (i.e. billboards, childcare facility, carnival, cell tower, on-premise consumption of alcoholic beverages, Innovative Residential Development): _____
- ___ 10. ZBA variance required for off-street parking, building setbacks: Yes No
- ___ 11. A drilling permit for oil or gas wells within the City.
- ___ 12. Meet setbacks as per subdivision plat and zoning: Yes No
- ___ 13. Screening fence required: Yes No Where? _____
- ___ 14. Off street parking spaces required: Yes No Proposed: _____
- ___ 15. Need to meet architectural standard: Yes No
- ___ 16. Other required: REQUIRES CITY COUNCIL APPROVAL. Okay to issue this date: _____

Additional Comments: _____
 ___ Do not issue permit. Need ITEMS#: _____

 Director of Planning or Staff Date

**ENGINEERING DEPT. / PUBLIC WORKS DEPT. / UTILITY DEPT.
 CONDITIONS FOR BUILDING PERMIT APPROVAL**

- ___ 1. Need site plan showing all existing and proposed utilities: sewer, water easements and fire hydrant locations.
- ___ 2. Need construction plan by a professional engineer.
- ___ 3. Must comply with Texas Commission on Environmental Quality (TCEQ).
- ___ 4. Project complies with the City's Water & Wastewater Master Plan: Yes No
 If no, make the following changes: _____

Proposed water and sewer must comply with City Standards.

- ___ 5. *Water lines shall be pressure tested at 150 psi at a minimum of 2 hours and must notify department of pressure test 24 hours prior.
- ___ 6. *All waterlines must pass three (3) consecutive bacteriological samples, before water lines are approved for public consumption.
- ___ 7. * Sewer lines must pass mandrel test and/or air test before final approval. Manholes shall be inspected for proper installation and coating.

Proposed street and drainage must comply with City Standards.

- ___ 8. Drainage report required: Yes No (Only if property has not been subdivided).
- ___ 9. Detention Plan required: Yes No (City code requires 50% retention). Requires _____ c.f. by plat.
- ___ 10. Street cut or driveways: Yes No (If yes, must obtain permit form Public Works or TX DOT offices.)
- ___ 11. Sidewalk and handicap ramp required: Yes No (As required by subdivision plat.)
- ___ 12. Traffic safety (Provide information as per Ordinance 295-Zoning Ordinance.)

_____ 4 feet concrete sidewalk along _____ / _____ 5 feet concrete sidewalk along _____

(IF TEMPORARY WATER SERVICE IS REQUIRED, CONTACT 292-2109 FOR INFORMATION.)

Recommend: _____
 ___ Do not issue permit. Need ITEMS#: _____

 Engineering Department Representative Date

“NO OCCUPANCY” is allowed until FINAL INSPECTION is made and APPROVED.

This means **no furniture, fixtures, merchandise or people except construction personnel** allowed **in building**.

NOTE: AFTER permit is issued, **ANY CHANGES** shall be **RESUBMITTED** for **APPROVAL**.

 *Contractor/Authorized Agent Signature Print Name

 Phone Number Date

**As the above signed, I attest, I have full authorization from the property owner.*

ALL ITEMS THAT HAVE BEEN CHECKED MUST BE COMPLETED BEFORE FINAL CAN BE ISSUED.